



Bella Bottega

8976 161st Ave NE, Redmond, WA 98052







Bella Bottega is a QFC anchored shopping center with national tenants that encourage steady, reliable traffic from residents & commuters.





Top Employers

Microsoft

SPACEX

119,000

Honeywell (Nintendo)



REDMOND'S EMPLOYMENT **FORECAST FOR 2029**

amazon

Urban Expansion

Over **8,000** New Residential Units

Proposed, Planned, Under Construction, or completed by 2044

Over 121,000 SF Retail/Commercial Proposed, Planned, Under Construction, or completed by 2026

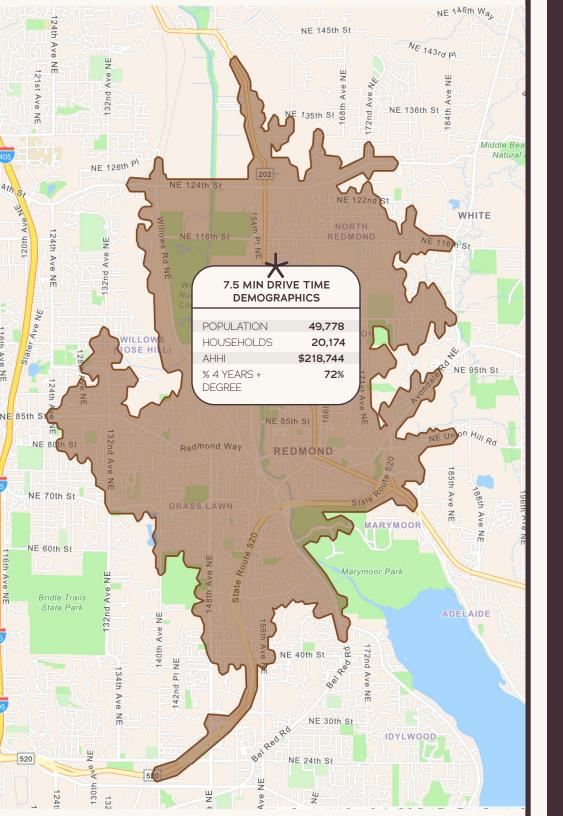
Approximately 3.9M SF Office Proposed, Planned, Under Construction, or completed by 2026

REDMOND'S POPULATION

86,812

FORECAST FOR 2029

REAL RETAIL





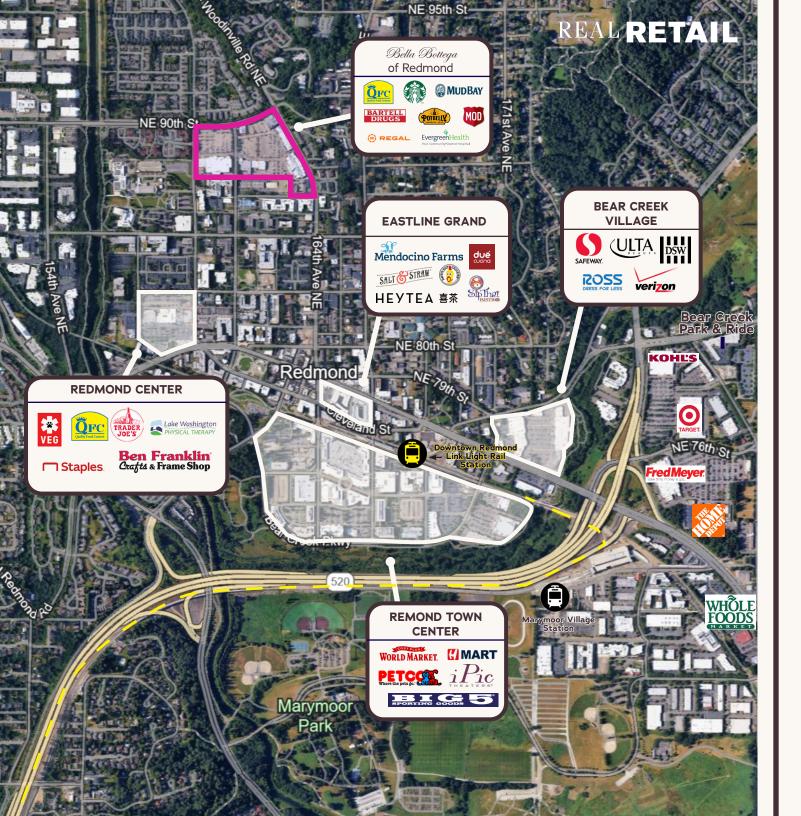
Length: 3.4 miles; 2 stations

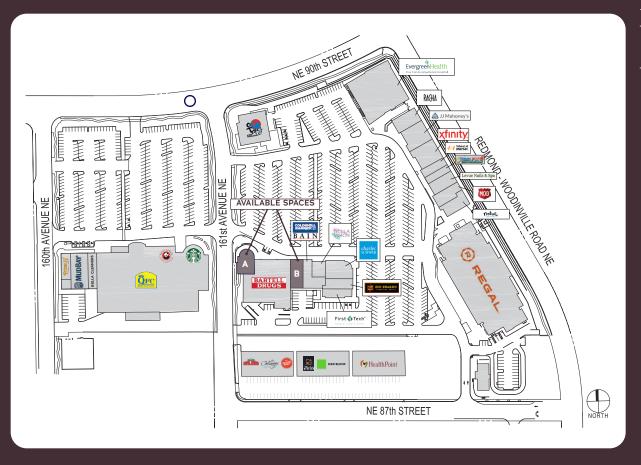
Travel times: Downtown Redmond Station to Bellevue Downtown Station is **15 minutes**

Projected ridership including East Link extension: **43,000 - 52,000** daily riders by 2026









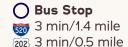
Project Details

Bella Bottega is a 180,000 SF neighborhood shopping center anchored by an 11-screen Regal Cinemas, a 48,000 SF Evergreen Hospital, and QFC in downtown Redmond. Designed around a European Village concept, the buildings showcase individual retail storefronts, featuring a timeless yet unique neighborhood shopping environment. The Center encourages pedestrian activity and features abundant parking.

Retailer Shops

| | - 1 |
|----------|------------------------------|
| RETAIL A | 4,167 SF |
| | (includes 1,096 SF Mezzanine |
| | Please Call |
| | \$12.00 PSF |
| | |
| RETAIL B | |
| | Please Call |
| NNN's | \$9.60 PSF |
| TIMING | Immediate |

REAL RETAIL





EvergreenHealth





EDUCATION

4/4 School of Music Z-Ultimate self defense studio

SHOPPING

QFC Bartell Mud Bay

RESTAURANTS

Potbelly MOD Pizza Yummy Pho Il Mahoney's Irish Pub Woomadang Korean BBQ Racha Thai & Asian Kitchen Panda Express



SERVICE

Xfinity Bank of America Charles Schwab First Tech Coldwell Banker Levue Nails & Spa Bella Vision Bella Cleaners

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